



41 Chesterton Street

, Hull, HU3 5BJ

Offers over £165,000



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Ground Floor

Entrance Hallway

A welcoming entrance through double glazed entrance door, fixed staircase to the first floor and radiator.

WC

With UPVC double glazed window to the front, fitted with a two-piece suite in white, comprising low level WC and sink unit. With vinyl flooring and radiator.

Kitchen/Dining Room

13'7" x 11'7" (4.16m x 3.55m)

UPVC double glazed window to the front and radiator. Fitted with a range of base and wall mounted units with laminated work surfaces and matching up stands, stainless steel single drainer sink unit with a mixer tap, inset four-ring gas hob with extractor over, built in electric oven below and integrated appliances, including fridge freezer, washing machine and a dish washer.

Lounge

11'7" x 14'8" (3.54m x 4.49m)

A spacious lounge, with UPVC double glazed window to the side, UPVC French doors opening out to the garden, under stairs storage cupboard, carpet flooring and radiator.

First Floor

Central Landing

Providing access to all first floor rooms.

Bedroom One

9'8" x 14'10" (2.96m x 4.53m)

A generous double bedroom to the front, with two UPVC double glazed windows, fitted wardrobes and matching drawer unit, airing cupboard, carpet flooring and radiator.

Bedroom Two

9'9" x 7'8" (2.98m x 2.36m)

Double bedroom to the rear, with UPVC double glazed window, carpet flooring and radiator.

Bedroom Three

6'5" x 6'5" (1.96m x 1.96m)

To the rear, with UPVC double glazed window, carpet flooring and radiator.

Bathroom

With UPVC double glazed window to the side and radiator. Fitted with a modern three-piece suite in white, comprising a panelled bath with thermostatic shower over, pedestal sink and low level WC and tiling to splashback areas.

Externally

The front has a small garden area, which extends to the side.

The rear garden is southerly facing, perfect for those who enjoy the sun. It is low maintenance with artificial lawn and patio area for seating and a summerhouse/ shed for storage. To the end of the garden is a gate to the parking area to the rear.

Council Tax Band

We have been advised the property is council tax band A, payable to Hull City Council.

Tel: 01482 322411

ADDITIONAL INFORMATION

Tenure:
Freehold

Disclaimer:

Any information in relation to the length of lease, service charge, ground rent and council tax has been confirmed by our sellers. We would advise that any buyer make their own enquiries through their solicitors to verify that the information provided is accurate and not been subject to any change.



Road Map



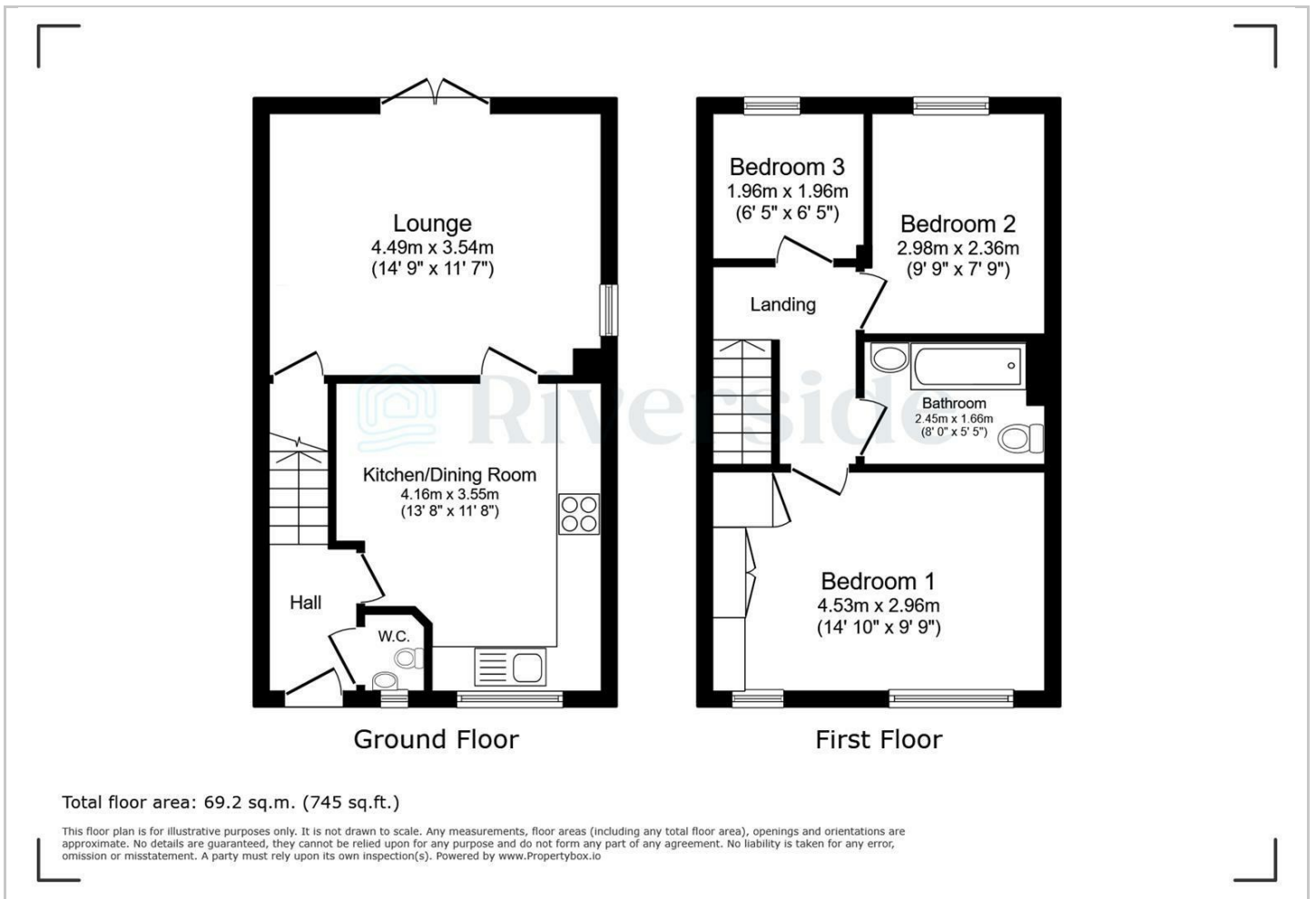
Hybrid Map



Terrain Map



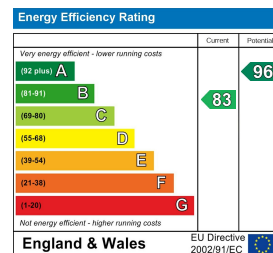
Floor Plan



Viewing

Please contact our Hull Office on 01482 322411 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.